

CITY OF EUREKA

Category: Public Works

POLICIES & PROCEDURES

Subject: Sewer Lateral Replacement

Date Adopted: March 17, 2020

File 6.71
Number

BACKGROUND

The City of Eureka (City) passed amendments to EMC Chapter 50 requiring that substandard sewer laterals be replaced and transferring responsibility for the lower lateral to the owner. Replacement of the portion of the lateral within the public right-of-way (“lower lateral”) represents a significant cost to the homeowner as such replacements A) require a Class A contractor, B) require traffic control, C) are typically deeper than the upper lateral, and D) require additional concrete and paving work in the public right of way.

POLICY OBJECTIVE

The purpose of this policy is to clarify City policy with regard to maintenance of the sewer lateral and the distinction between public and private responsibilities and to affirm the City’s commitment to providing financial assistance to property owners in an effort to help defray to cost of lateral replacements.

POLICY

1. The City shall maintain only those portions of the sewer collection system which are actually public sewers carrying the combined flow from multiple properties.
2. The City shall have no responsibility to maintain building sewers or sewer laterals, including the portion of the lateral which lies within the public right-of-way, also called the “lower lateral”
3. Do to the need to prevent Sanitary Sewer Overflows (SSO), the City may elect to perform emergency repairs on private sewer laterals within the right-of-way. The owner of the property served by the lateral shall be responsible the costs of the repair.
4. When available, the City shall provide low interest loans to property owners within the City to be used to fund, in whole or in part, the costs of sewer lateral replacements. Such funds can be used to fund repair or replacement of both the upper and lower lateral as necessary.
 - a. Maximum loan amount shall be \$10,000 per property
 - b. The interest rate for such loans shall be two-point-five (2.5) percent annually
 - c. The maximum term of such loans shall be ten (10) years
 - d. There are no income requirements for such loans
 - e. Default on any City issued loan for lateral repair or replacement shall become a lien/assessment on the property served by the lateral

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5. The City shall conduct a project annually to replace lower laterals that have been determined to require repair/replacement. Owners wishing to take part in this project shall:
 - a. Deposit with the City an amount of money intended to cover the typical cost of lower lateral replacements.
 - b. The amount shall be adopted into the City of Eureka Fee Schedule and shall be adjusted from time to time as necessary to reflect the true cost of such repairs.
 - c. Any project costs above or beyond the deposit amount shall be covered by the City using sewer rate funds dedicated to ameliorating inflow and infiltration in the sewer collection system.
 - d. Loan funds issued pursuant to item 1 above may be used to cover the deposit amount.